

**SNAPSHOT of HOME Program Performance--As of 03/31/10**  
**Local Participating Jurisdictions with Rental Production Activities**



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping\*:

PJ Since (FY):

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
				PJs in State:	<div>6</div>		
<b>Program Progress:</b>							
% of Funds Committed	<div>94.26</div> %	<div>93.21</div> %	<div>3</div>	<div>92.07</div> %	<div>75</div>	<div>72</div>	
% of Funds Disbursed	<div>83.33</div> %	<div>83.11</div> %	<div>3</div>	<div>84.14</div> %	<div>36</div>	<div>38</div>	
Leveraging Ratio for Rental Activities	<div>1.02</div>	<div>6.03</div>	<div>6</div>	<div>4.79</div>	<div>14</div>	<div>17</div>	
% of Completed Rental Disbursements to All Rental Commitments***	<div>89.75</div> %	<div>89.92</div> %	<div>4</div>	<div>81.45</div> %	<div>42</div>	<div>38</div>	
% of Completed CHDO Disbursements to All CHDO Reservations***	<div>64.68</div> %	<div>60.07</div> %	<div>3</div>	<div>69.74</div> %	<div>31</div>	<div>32</div>	
<b>Low-Income Benefit:</b>							
% of 0-50% AMI Renters to All Renters	<div>88.00</div> %	<div>89.30</div> %	<div>3</div>	<div>80.97</div> %	<div>66</div>	<div>63</div>	
% of 0-30% AMI Renters to All Renters***	<div>36.00</div> %	<div>58.89</div> %	<div>6</div>	<div>45.50</div> %	<div>30</div>	<div>32</div>	
<b>Lease-Up:</b>							
% of Occupied Rental Units to All Completed Rental Units***	<div>100.00</div> %	<div>98.44</div> %	<div>1</div>	<div>95.55</div> %	<div>100</div>	<div>100</div>	
<b>Overall Ranking:</b>			In State:	<div>4</div> / <div>6</div>	Nationally:	<div>24</div> <div>30</div>	
<b>HOME Cost Per Unit and Number of Completed Units:</b>							
Rental Unit	<div>\$58,902</div>	<div>\$24,667</div>		<div>\$26,831</div>	<div>350</div> Units	<div>30.60</div> %	
Homebuyer Unit	<div>\$18,975</div>	<div>\$10,999</div>		<div>\$15,029</div>	<div>72</div> Units	<div>6.30</div> %	
Homeowner-Rehab Unit	<div>\$17,201</div>	<div>\$30,933</div>		<div>\$20,806</div>	<div>60</div> Units	<div>5.30</div> %	
TBRA Unit	<div>\$3,123</div>	<div>\$4,507</div>		<div>\$3,228</div>	<div>660</div> Units	<div>57.80</div> %	

\* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (214 PJs)

C = PJ's Annual Allocation is less than \$1 million (283 PJs)

\*\* - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

\*\*\*- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

## Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Montgomery County MD

**Total Development Costs:**  
(average reported cost per unit in  
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
<b>PJ:</b>	\$38,207	\$127,170	\$17,951
<b>State:*</b>	\$75,935	\$106,321	\$26,589
<b>National:**</b>	\$96,090	\$75,663	\$23,585

**CHDO Operating Expenses:**  
(% of allocation)

**PJ:** 3.9 %  
**National Avg:** 1.2 %

**R.S. Means Cost Index:** 0.87

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
<b>RACE:</b>					<b>HOUSEHOLD TYPE:</b>				
White:	39.1	30.6	41.7	14.5	Single/Non-Elderly:	31.7	27.8	26.7	13.8
Black/African American:	48.3	50.0	28.3	70.6	Elderly:	23.1	9.7	21.7	0.3
Asian:	4.9	8.3	1.7	3.1	Related/Single Parent:	26.9	25.0	6.7	73.7
American Indian/Alaska Native:	0.0	0.0	0.0	0.0	Related/Two Parent:	6.6	36.1	25.0	12.1
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0	Other:	11.7	1.4	16.7	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.3					
Asian and White:	0.0	0.0	0.0	0.0					
Black/African American and White:	0.0	0.0	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	2.6	0.0	0.0	0.0					
Asian/Pacific Islander:	0.0	0.0	3.3	0.3					
<b>ETHNICITY:</b>									
Hispanic	5.1	11.1	25.0	11.1					
<b>HOUSEHOLD SIZE:</b>					<b>SUPPLEMENTAL RENTAL ASSISTANCE:</b>				
1 Person:	45.1	2.8	23.3	7.3	Section 8:	9.1	4.2 <sup>#</sup>		
2 Persons:	17.1	30.6	20.0	32.9	HOME TBRA:	0.0			
3 Persons:	17.1	40.3	20.0	25.3	Other:	52.3			
4 Persons:	12.9	22.2	23.3	20.8	No Assistance:	38.6			
5 Persons:	5.1	4.2	6.7	6.2					
6 Persons:	2.0	0.0	5.0	4.5					
7 Persons:	0.6	0.0	1.7	1.7					
8 or more Persons:	0.0	0.0	0.0	1.4					
					<b># of Section 504 Compliant Units / Completed Units Since 2001</b>				28

\* The State average includes all local and the State PJs within that state

\*\* The National average includes all local and State PJs, and Insular Areas

# Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —  
**SNAPSHOT WORKSHEET - RED FLAG INDICATORS**  
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Montgomery County

State: MD

Group Rank: 24  
 (Percentile)

State Rank: 4 / 6 PJs

Overall Rank: 30  
 (Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 75.25%	<b>89.75</b>	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 50.43%	<b>64.68</b>	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	<b>88</b>	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 91.30%	<b>100</b>	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.340	<b>2.72</b>	

\* This Threshold indicates approximately the lowest 20% of the PJs

\*\* This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

\*\*\* Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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